

**SUMTER COUNTY BOARD OF COMMISSIONERS**  
**EXECUTIVE SUMMARY**

**SUBJECT:** City of Wildwood - More Consolidation of Services and Equalization of Funding of Services

**REQUESTED ACTION:** Approve Scope of Contract as Direction to Finalize Draft Contracts

☐ Work Session (Report Only)

**DATE OF MEETING:** 5/25/2010

☒ Regular Meeting

☐ Special Meeting

**CONTRACT:** ☐ N/A

Effective Date: \_\_\_\_\_

Vendor/Entity: \_\_\_\_\_

Termination Date: \_\_\_\_\_

Managing Division / Dept: \_\_\_\_\_

**BUDGET IMPACT:** \$100,000 and Not to Exceed \$60,000

☒ Annual

**FUNDING SOURCE:**

General Fund and Building Services Fund

☐ Capital

**EXPENDITURE ACCOUNT:**

☐ N/A

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**HISTORY/FACTS/ISSUES:**

The City of Wildwood is proposing to have their Commission meeting on June 7, 2010 and Robert Smith, City Manager, is requesting the draft contracts from me by June 3, 2010. The next BOCC meeting will be after both deadlines therefore I am requesting approval of the below scope to be incorporated in an interlocal service boundary draft agreement. This will allow the "formal" draft contracts to be discussed at the City Commission meeting and lead to the "formal" negotiations to bring the resulting contracts to the respective bodies for formal adoption via an amendment to the interlocal service boundary ordinance:

Contract #1: Economic Development: Both parties have agreed at the staff level (Commission Level of the City of Wildwood as well) regarding this consolidated service.

Contract #2: Building Services and Code Enforcement: The scope of this contract will require:

A. the acceptance of the City of Wildwood Building Official into the Building Inspector ranks of the Sumter County Building Services Department.

B. the fee structure of the City of Wildwood to match that of Sumter County (See resulting savings to contractors/owners performing work in the City limits in the attached spreadsheets).

C. a payment to the City of Wildwood not to exceed \$60,000 at any time to reimburse any building services related administrative work performed by the City of Wildwood (i.e. City Manager, City Attorney, City Development Services, City Clerk, etc.) and

D. coordination between the Sumter County Building Services Department and the City Development Services (Planning)

E. Sumter County Building Services to perform ONLY the safe building inspections related to a City code enforcement issue rather than the full code enforcement functions as provided with the cities of Webster and Center Hill.

F. services will be performed by Sumter County Building Services out of the new Villages Sumter County Service Center with a satellite office in Bushnell to serve the southern end of the City of Wildwood if necessary.

Contract #3: Police Dispatch: Sumter County provides police dispatch through its funding of the Sheriff's Office for all cities except the City of Wildwood. Consolidation was considered; however, the

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City of Wildwood preferred to continue to provide this service. The city police department will be managing all code enforcement issues for the city with the safe building support from Sumter County via the consolidated Building Services agreement. In order to resolve the equity issue involved with service provision for other cities regarding police dispatch, Wildwood being a backup 911 (PSAP) for Sumter County and the code enforcement services maintained by the city vice included in our services to the cities of Center Hill and Webster an annual payment of \$100,000 will be made to the City of Wildwood to resolve the financial inequities. This will remain until such time as consolidation of these services is reconsidered.

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## **Economic Development Service Delivery Sub-Agreement**

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This Economic Development Service Delivery Sub-Agreement is made and entered into this \_\_\_\_ day of \_\_\_\_\_, 2010, by and between the City of Wildwood ("City") and Sumter County ("County").

WHEREAS, the City possesses a Municipal Home Rule Powers pursuant to Article VIII, Section 2(b), Florida Constitution and Section 166.021, Florida Statutes; and

WHEREAS, the County possesses powers of self government as provided by general or special law, so long as such acts are in the common interest of the people of the County, said powers being held and exercised pursuant to Article VIII, Section 1(f), Florida Constitution and Section 125.01, Florida Statutes; and

WHEREAS, the County and the City strive to preserve a high quality of life for all residents of Sumter County; and

WHEREAS, economic development should be a countywide focus for marketing, recruiting, and providing consulting assistance to existing and new businesses; and

WHEREAS, the cities of Sumter County should focus their efforts of economic development on their utility and infrastructure to support the expansion of existing and the location of new businesses and industry; and

WHEREAS, the Florida Interlocal Cooperation Act of 1969, Section 163.01, Florida Statutes, encourages and empowers local government to cooperate with one another on matters of mutual interest and advantage; and

WHEREAS, the Municipal Annexation or Contraction Act, Chapter 171, Part I, Florida Statutes, and the Interlocal Service Boundary Agreement Act, Chapter 171, Part II, Florida Statutes, recognizes the use of interlocal service boundary agreements and joint planning agreements as a means to coordinate future land use, public facilities and services, and protection of natural resources; and

WHEREAS, the City and County adopted an Interlocal Service Boundary Agreement to promote the efficient and effective delivery of public services and to promote positive economic development throughout the county;

NOW, THEREFORE, in consideration of the mutual covenants set forth in this Agreement, the receipt and sufficiency of which are hereby acknowledged, and accepting the above whereas clauses as true and incorporating the same as if stated herein, the City and the

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County agree that a coordinated approach to economic development will promote and guide the development of existing and new businesses to the benefit of all of the citizens of Sumter County, and therefore state:

1. Service Delivery Agreement.

Sumter County shall, in a manner and volume of its sole discretion, based on analysis of what strategy will result in the best results for both the City and the County as a whole, provide the economic development marketing and consultation services to existing and new businesses in the effort to retain and promote the growth of jobs within Sumter County and its municipalities. Sumter County may provide such marketing and consultation through utilization of independent third party contractors already under contract with the County, or through other governmental or private sector relationships at its disposal, or through whatever other means the aforementioned analysis determines will be most effective.

2. Costs.

Sumter County will bear all costs of such economic development and marketing consultation services and the City shall not incur costs for such services.

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3. Input from City.

County shall consider input from the City in determining what strategy will result in best results for both the City and the County as a whole.

4. If the City at any time determines that it is in the best interest of the City to obtain additional consultation services for specific projects, it shall coordinate with Sumter County.

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Sumter County Board of County Commissioners  
Permit Fee Comparison

Square Footage Construction Value (based on International Code Council)	1500		2000		2500		3000		3500	
	\$146,925.00		\$195,900.00		\$244,875.00		\$293,850.00		\$342,825.00	
	Sumter County	Wildwood	Sumter County	Wildwood	Sumter County	Wildwood	Sumter County	Wildwood	Sumter County	Wildwood
Permit Fee (see Wildwood breakdown below)	\$800.00	\$3,531.26	\$800.00	\$4,148.34	\$800.00	\$4,765.43	\$800.00	\$5,382.51	\$800.00	\$5,999.60
Process Fee	\$15.00	\$35.00	\$15.00	\$35.00	\$15.00	\$35.00	\$15.00	\$35.00	\$15.00	\$35.00
State of Florida Building Code Administrators Fee	\$7.50	\$7.50	\$10.00	\$10.00	\$12.50	\$12.50	\$15.00	\$15.00	\$17.50	\$17.50
State of Florida Surcharge Fee (Old Radon Charge)	\$7.50	\$7.50	\$10.00	\$10.00	\$12.50	\$12.50	\$15.00	\$15.00	\$17.50	\$17.50
Total Building Permit Fees	\$830.00	\$3,581.26	\$835.00	\$4,203.34	\$840.00	\$4,825.43	\$845.00	\$5,447.51	\$850.00	\$5,075.10
Fire Impact Fee	\$397.14		\$397.14		\$397.14		\$397.14		\$397.14	
Road Impact Fee	\$2,582.08		\$2,582.08		\$2,582.08		\$2,582.08		\$2,582.08	
Zoning Verification Fee	\$25.00		\$25.00		\$25.00		\$25.00		\$25.00	
Wildwood Permit Fee Components										
New Construction, Additions, Alternatives, et cetera										
Contract Price										
\$1.00 - \$249,999.99 @ 1%		\$1,469.25		\$1,959.00		\$2,448.75		\$2,938.50		\$3,428.25
The next \$5,000,000.00 @ 1/2%										
The next \$10,000,000.00 @ 1/4%										
Over \$10,000,000.00 @ 1/8%										
Building Plan Checking Fee (if over \$100.00 value)										
Single family residence and addition (20% of building fee - \$75.00 minimum)		\$293.85		\$391.80		\$489.75		\$587.70		\$685.65
Inspection Fee (50.00 x 20 inspections = \$1,000 minimum single family)		\$1,000.00		\$1,000.00		\$1,000.00		\$1,000.00		\$1,000.00
Subcontractor Fee (assume \$4000 value each for electric, plumbing, mechanical)										
\$1.00 - \$5,000.00 @ 5%		\$600.00		\$600.00		\$600.00		\$600.00		\$600.00
The next \$50,000.00 @ 1%										
Over \$50,000.00 @ .5%										
Residential minimum permit fee (\$50.00 plus \$35.00 Application Fee)										
Subtotal of Building Fees		\$3,363.10		\$3,950.80		\$4,538.50		\$5,126.20		\$5,713.90
Technology Fee (5% of Building Fees)		\$168.16		\$197.54		\$226.93		\$256.31		\$285.69
Total Permit Fees		\$3,531.26		\$4,148.34		\$4,765.43		\$5,382.51		\$5,999.60